



HISTORIC PRESERVATION CERTIFICATION

APPLICATION — PART 1

(Pursuant to the Tax Reform Act of 1976)

Instructions: Applicant should read the instructions carefully before completing application. No Certification may be made unless a completed application form has been received (P.L. 94-455). Use typewriter or print clearly in dark ink to complete the application form. If additional space is needed to complete Part 1, use the reverse side or a separate plain sheet of paper clearly indicating the owner's name and mailing address. Part 1 of this application may be completed and sent to the appropriate State Historic Preservation Officer at any time during the year, and may be sent separately or with Part 2.

PART 1 EVALUATION OF SIGNIFICANCE

1. NAME OF PROPERTY: Hochschild-Kohn Department Store Main Building
Address of property Street 200-208 North Howard Street
City Baltimore County n/a State Maryland Zip Code 21401
Name of historic district in which property is located Baltimore Retail Historic District (DOE)

2. DESCRIPTION OF PHYSICAL APPEARANCE:

(see instructions for map and photograph requirements—use reverse side if necessary)

Designed in the late 19thC Commercial Style, this 5x5 bay masonry structure was initially 4 stories tall, with high three story round arched windows forming an arcade above a trabeated ground floor show window and entrance

3. STATEMENT OF SIGNIFICANCE:

(use reverse side if necessary)

(cont)
Constructed in 1897 to the designs of the prestigious Baltimore architectural firm of Joseph Evans Sperry, this building anchors the northwest corner of Lexington and Howard Streets. Its construction, replacing a group of three and three and one-half story residential/retail mixed use structure, virtually completed

Date of construction (if known) 1897 ☒ Original site ☐ Moved Date of alterations (if known) 1912

NAME AND MAILING ADDRESS OF OWNER:

Name Murdock Development Company
Street 201 North Charles Street, Suite 610
City Baltimore, Maryland 21201 State _____ Zip Code _____
Telephone Number (during day) Area Code 301-837-0520

I hereby attest that the information I have provided is, to the best of my knowledge, correct and that I am owner of the property described above

Signature [Signature] Date _____
Vice President - Murdock Development Company

For office use only

The structure described above is included within the boundaries of the National Register historic district and ☐ contributes ☐ does not contribute to the character of the district.

The structure ☐ appears ☐ does not appear to meet National Register Criteria for Evaluation (36 CFR 60.6) and ☐ will likely ☐ will not be nominated to the National Register in accord with the Department of the Interior procedures (36 CFR 60).

The structure is located in a district which ☐ appears ☐ does not appear to meet National Register Criteria for Evaluation (36 CFR 60.6), ☒ will likely ☐ will not be nominated to the National Register in accord with Department of the Interior procedures (36 CFR 60), and ☒ appears ☐ does not appear to contribute to the character of said district.

Signature [Signature] Date 8-26-82
State Historic Preservation Officer

This property has been evaluated according to the criteria and procedures set forth by the Department of the Interior (36 CFR 67) and, if subject to depreciation under section 167 of the Internal Revenue Code of 1954,

☐ is hereby certified a historic structure

☐ does not contribute to the character of the historic district and does not merit certification as a historic structure. Reasons given on the attached sheet.

Signature _____ Date _____
Keeper of the National Register

2. (cont.) facade. The fifth and sixth floors were added in 1912²⁻²⁴⁸⁰ to the designs of the same architectural firm, with triple rectangular windows in the fifth story echoing the five bay facade below. A ribbon of rectangular windows at the sixth floor unifies and terminates the entire composition. These additional stories, highly decorated with Sullivanesque ornament, relate to and compliment the facade of the Hutzler Palace Building, contiguous to the north bay of this structure. The ground floor canopy, sign area and window/entrance details have been greatly altered and the original roof cornice removed in 1912 when the two upper floors were added. The five bay three story window arcade has slightly projecting three part bay units with pressed metal facings, stamped metal spandrels and large casements with transoms. The round arch at the fourth level has a cast terra cotta archivolt and elaborate keystone, with a cast intermediate cornice band at the impost area. The spaces between the round arches are enriched with cast rondels. The entire Howard Street and Lexington Street (which duplicates the Howard Street details) facades are faced with buff brick.

3. (cont.) the transformation of this area to the most intensely developed retail corner in the city. With the previously completed five-story Palace Building (1888), the soon to be completed Beaux Art six-story Stewarts Department Store directly across Howard Street and finally the building of the complimentary Commercial Style Hecht Company across West Lexington Street, this intersection was, at the start of the 20thC, one of the most architecturally important concentrations in Baltimore, was the "100%" location until WW II and part of the most important areas of commerce. Architecturally, the Hochschild-Kohn Building is a good example of the nationally important architectural firm of Joseph Evans Sperry.

MARYLAND HISTORICAL TRUST

B-2280 52
MAG#0422805611 596

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC

AND/OR COMMON

Hochschild Kohn

2 LOCATION

STREET & NUMBER

200-208 N. Howard Street

CITY, TOWN

Baltimore

VICINITY OF

CONGRESSIONAL DISTRICT

STATE

Maryland

COUNTY

3 CLASSIFICATION

CATEGORY

☐ DISTRICT
☒ BUILDING(S)
☐ STRUCTURE
☐ SITE
☐ OBJECT

OWNERSHIP

☐ PUBLIC
☒ PRIVATE
☐ BOTH

PUBLIC ACQUISITION

☐ IN PROCESS
☐ BEING CONSIDERED

STATUS

☒ OCCUPIED
☐ UNOCCUPIED
☐ WORK IN PROGRESS
ACCESSIBLE
☒ YES: RESTRICTED
☒ YES: UNRESTRICTED
☐ NO

PRESENT USE

☐ AGRICULTURE
☒ COMMERCIAL
☐ EDUCATIONAL
☐ ENTERTAINMENT
☐ GOVERNMENT
☐ INDUSTRIAL
☐ MILITARY
☐ MUSEUM
☐ PARK
☐ PRIVATE RESIDENCE
☐ RELIGIOUS
☐ SCIENTIFIC
☐ TRANSPORTATION
☐ OTHER:

4 OWNER OF PROPERTY

NAME

Telephone #:

STREET & NUMBER

CITY, TOWN

VICINITY OF

STATE, zip code

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Records Office Room 601

Liber #:

Folio #:

STREET & NUMBER

Baltimore City Courthouse

CITY, TOWN

Baltimore

STATE

Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

City of Baltimore Neighborhood Survey

DATE

1976

☐ FEDERAL ☐ STATE ☐ COUNTY ☒ LOCAL

DEPOSITORY FOR
SURVEY RECORDS

COMMISSION FOR HISTORICAL &
ARCHITECTURAL PRESERVATION

CITY, TOWN

Room 900

STATE

26 South Calvert St.
Baltimore, Md. 21202

7 DESCRIPTION

8-2280

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Howard Street facade of Hochschild Kohn is divided into five bays and is surfaced in buff brick. The first floor of this six story building has been remodeled and features two large and one small shop window, each of which has rounded corners and two entrance recesses. Both entrances have two revolving doors. Above the windows is a wide fascia of olive green enameled metal which serves as a sign board.

The window bays on the second and third floors are separated by pilasters, the central bay being framed by two pairs of pilasters, the others by single ones. The windows are arranged in three sided recessed bays which are ornamented by swag panels. Each window consists of a single pane and transom.

The fourth floor windows are also grouped in three's, but are in a single plane and set into full arches. Each group consists of three one-over-one double hung windows. The arches and capitals of the pilasters are of buff colored stone are ornamented with egg and dart moldings and reeding. Five scrolled medallions, asymmetrically placed appear between the arches. The facade is itself asymmetrical, the second pilaster from the left being wider than the corresponding one on the left. The fourth floor is capped by a foliated molding in high relief.

The fifth floor windows rest directly over the molding and are also grouped in threes. The three central groups have been closed up and the end groups (one-over-one) are painted over. Each group of three is framed by a deeply carved foliated band. Above the windows appears a band course ornamented by rosettes and anthemions.

The cornice which undoubtedly capped the fifth floor no longer exists. The sixth floor was added in a simpler style. It is expressed on the facade by a band of fourteen one-over-one windows separated by plain pilasters. The building is capped by an unornamented flat parapet.

The Lexington Street side of the building is similar, except that there are no entrances and the pilasters separating the five bays are wider. The four central pilasters each have single windows, richly ornamented on the second through fourth floors. The second floor single windows are framed with foliated molding and capped by flat arched stone lintels. The third floor enframements are taller because each window is set over a panel. The enframements feature egg and dart molding and each one is capped by a stone wreath. The fourth and fifth floor windows are nearly square and the enframements are enriched by reeding and rosettes.

CONTINUE ON SEPARATE SHEET IF NECESSARY

PERIOD		AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION	
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE	
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE	
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER	
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION	
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)	
		<input type="checkbox"/> INVENTION			

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

Completed in 1897, this building has design affinities to the Neo-Classical Revival and Sullivanesque styles. The building replaced houses and shops, some of which dated from c. 1800. It's construction nearly completed the transformation of Clay Street from mixed use-residential and commerce - to an almost exclusively commercial use. It is locally architecturally significant for its peculiar combination of stylistic elements.

CONTINUE ON SEPARATE SHEET IF NECESSARY

9 MAJOR BIBLIOGRAPHICAL REFERENCES

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE _____

COUNTY _____

STATE _____

COUNTY _____

11 FORM PREPARED BY

NAME / TITLE

Planning Assistants

ORGANIZATION

COMMISSION FOR HISTORICAL &
ARCHITECTURAL PRESERVATION

DATE

1976

STREET & NUMBER

Room 900

TELEPHONE

CITY OR TOWN

26 South Calvert St.
Baltimore, Md. 21202

STATE

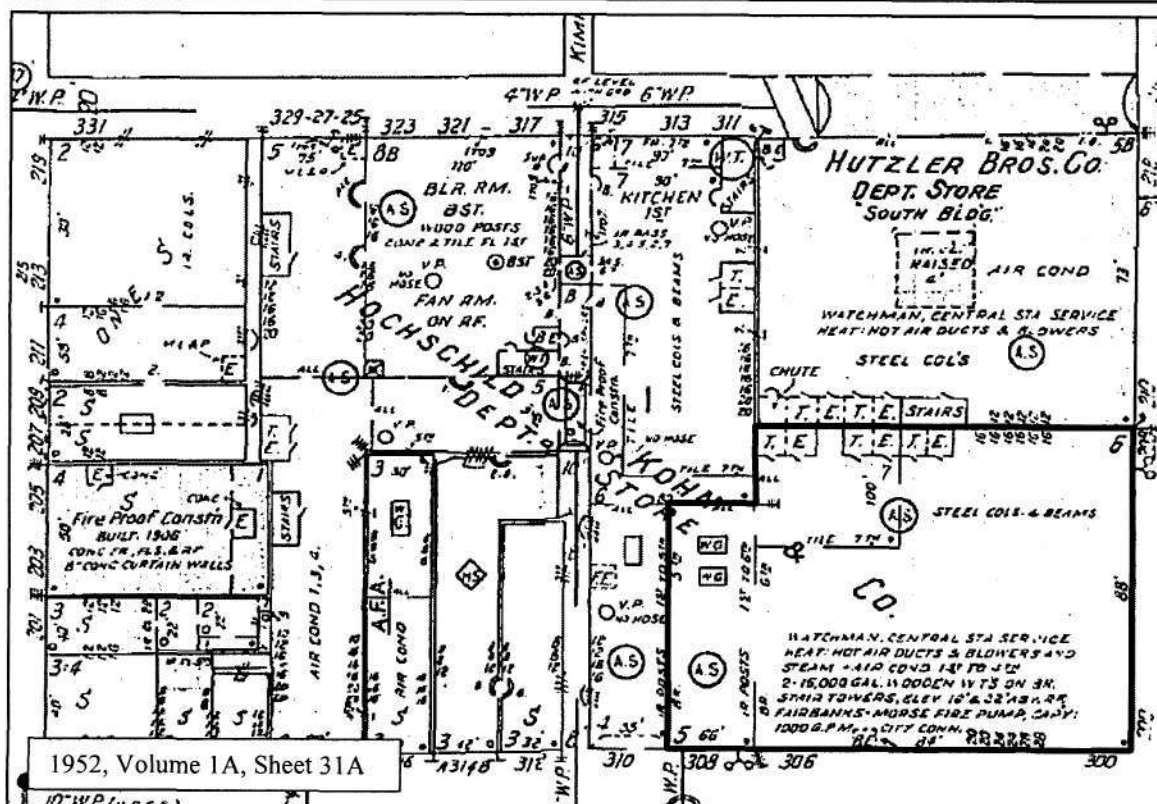
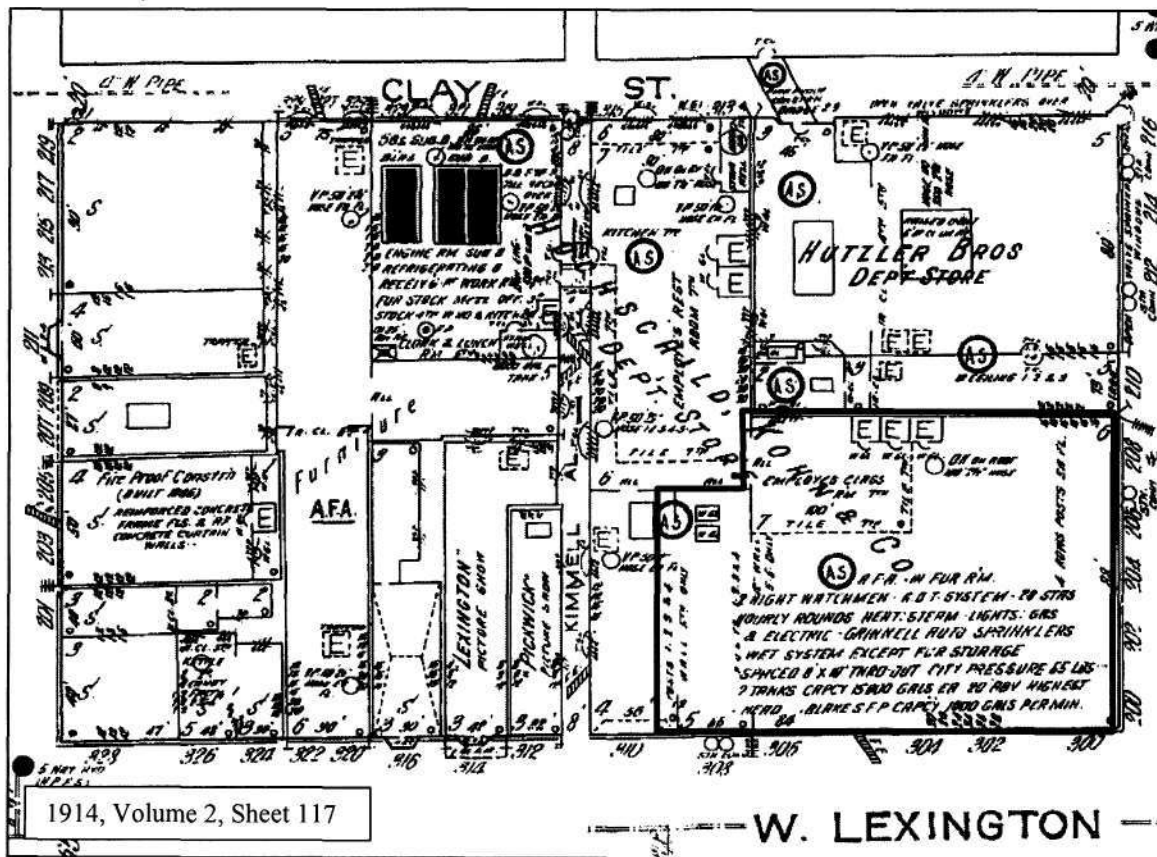
The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

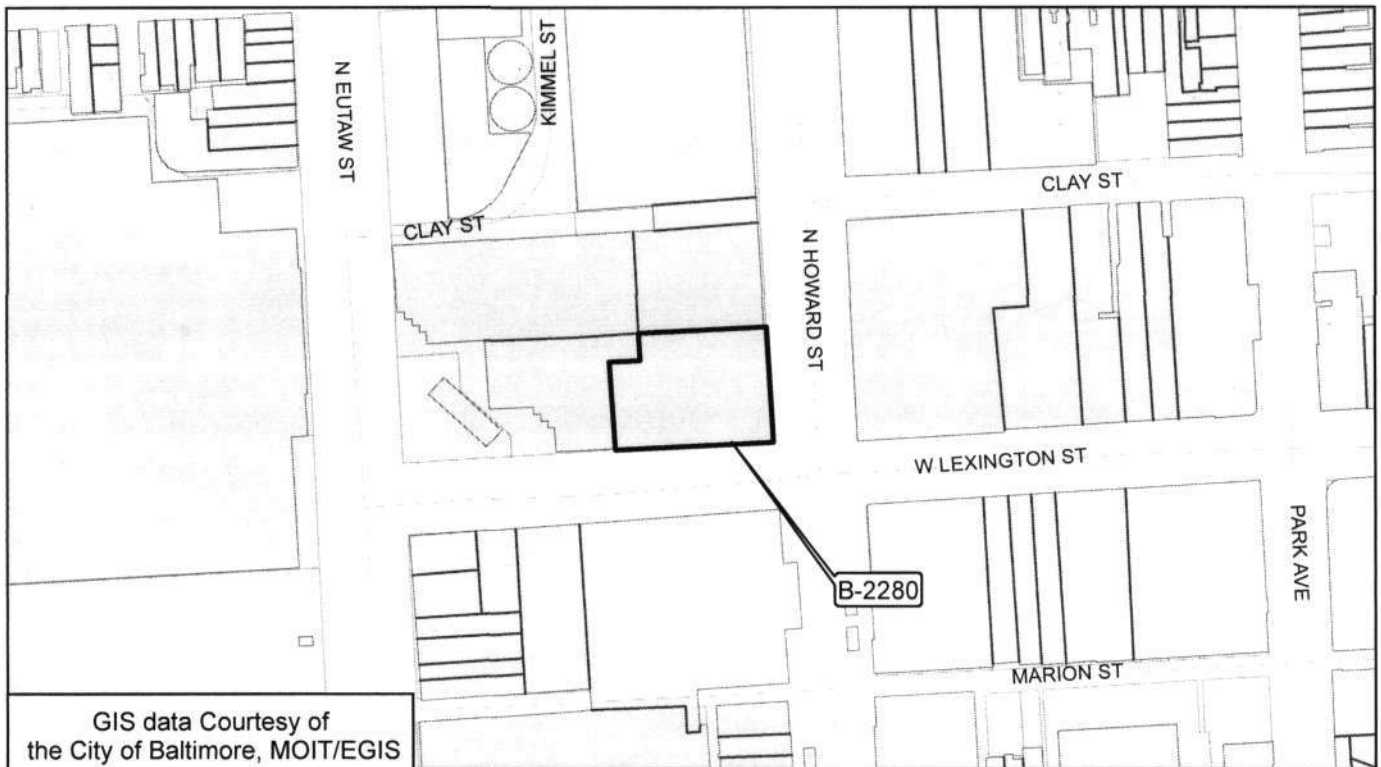
RETURN TO: Maryland Historical Trust
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438

B-2280

Hochschild-Kohn Department Store Main Building
200-208 N. Howard Street
Sanborn Maps



B-2280
Hochschild Kohn
200-208 N. Howard Street
Block 0596, Lot 034
Baltimore City
Baltimore East Quad.





200-208 N. Howard

B-2280

Neg #

2/26

B. Poncek

Block

596